CITY HALL COUNCIL CHAMBERS
SANTA MARIA, CALIFORNIA
REGULAR MEETING

FEBRUARY 19, 2008

INVOCATION:
Chaplain Fred Morgan from Marian Medical Center gave the invocation.

PLEDGE OF ALLEGIANCE TO THE FLAG:
Councilmember Orach led the pledge of allegiance.

CALL TO ORDER:
Mayor Lavagnino called the Regular Meeting of the City Council to order at 6:30 p.m.

ROLL CALL:
MEMBERS PRESENT
Councilmembers Orach, Patino, Trujillo, Zacarias, and Mayor Lavagnino.

STAFF MEMBERS PRESENT
City Manager Ness, City Attorney Trujillo, Assistant City Manager Haydon, Director of Public Works/City Engineer Whitehead, Director of Utilities Sweet, Director of Recreation and Parks Posada, Director of Community Development Lindsey, Director of Administrative Services Snodgrass, Police Commander Green, Assistant Fire Chief Moreno, Planning Division Manager Woods, Advance Planner Smith, Planner III Shipsey, Community Programs Manager Coelho-Hudson, and Chief Deputy City Clerk Perez.

PROCLAMATION – COMMENDING DREW SUGARS
Mayor Lavagnino read a proclamation commending Drew Sugars for his outstanding service to the community as KCOY CBS 12's anchorperson, co-founder of the KCOY Spring Food Drive, co-host of the Santa Maria Relay for Life, board member for Leadership Santa Maria Valley, and his many hours of volunteer work for numerous organizations in the City of Santa Maria, and congratulating him on his new job at the Santa Barbara County Sheriff's Department. Mayor Lavagnino presented the proclamation to Mr. Sugars and wished him well in his newest endeavor.

PROCLAMATION – FFA WEEK
Councilmember Patino read a proclamation declaring the week of February 16 through 23, 2008, as "FFA Week" in the City of Santa Maria and urging the residents of Santa Maria to recognize the importance of agriculture in the community and support the efforts of the local Future Farmers of America (FFA) Chapters. Councilmember Patino presented the proclamation to Steven Herevia, President of the Santa Maria High School FFA Chapter.

VOLUNTEER OF THE MONTH
Councilmember Trujillo presented a gift to Willie Flores, the February Recreation and Parks Volunteer of the Month, for his dedication and devotion as Head Coach for the Police Activities League (PAL) Boxing Program since its inception in May 2004 and as the Tournament Director for three PAL Amateur Boxing Tournaments.

QUARTERLY GOING THE EXTRA MILE AWARD
City Manager Ness presented the "Going the Extra Mile" or GEM Award to Karen Cordova, Adriana De La Cruz, Angie Hernandez, Maricela Palomera, Chris Whelan, Denise Womack and Diana Brown, the City of Santa Maria Utility Billing Team, for delivering cheerful, top quality customer service despite reduced staffing, holiday-shortened work weeks and significantly higher workloads during the busy holiday season.

Council commended the Utility Billing team for their hard work and excellent customer service.

ANNOUNCEMENTS
Mayor Lavagnino announced that the City of Vallejo would be meeting this week to decide if they would be filing Chapter 9 bankruptcy. For the last 15 years, the City had spent more than it brought in. They would run out of cash on March 1st and would close their books on July 1, 2008, with a $6 million debt and no reserves. He thanked the employees of the City of Santa Maria and City Manager Ness and his staff for working so hard to put Santa Maria in the financial situation it was in with very good reserves.

PUBLIC COMMENT
Mary Jacka congratulated Councilmember Zacarías for her article in the *Santa Maria Sun*. She expressed concern regarding a new Minuteman militia group that wanted the Police Department to assist in profiling illegal aliens. She said it was difficult to spot who was who and see who was documented and who was not. The Police Department was already overworked. The City had gotten an All-America City award, a peace award, because the community was able to work together.

Donna Beal, American Lung Association of California, spoke regarding the smoking ordinance that was part of the Technical Amendments to the Municipal Code, Consent Agenda Item 3G. She said one of the issues mentioned at the last meeting was smoke from Santa Maria style barbecues. She suggested the title of Smoking Pollution Control Ordinance be changed to Tobacco Control Ordinance since it dealt mainly with tobacco use.

Denna Soares spoke regarding the Pioneer Park restrooms. She indicated that the restrooms were not open on a regular basis and were only open for large events. She asked that the restrooms be open to the public during the day for the people who used the park.

CONSENT CALENDAR
Councilmember Zacarías requested Items 3C & 3G be pulled for comment.

Item 3C – Ordinance to increase City Council salaries
Councilmember Zacarías thanked the people who called or emailed her in support of the nominal increase in City Council salaries. The City Council appreciated the increase and the support.

Councilmember Orach commented that one person told him it should have been increased to about $40,000 a year.

Councilmember Trujillo stated several people told him the City Council should be paid as much as the Santa Barbara City Council who were paid about $33,000 a year.

Item 3G – Ordinance making technical amendments to the Municipal Code
Mayor Lavagnino asked the City Attorney how the Council could accommodate the request from Ms. Beal to change the title of the smoking ordinance.

City Attorney Trujillo stated the content of the ordinance did not address barbecues and did not apply to barbecues. The title did not have any legal effect and was not used to interpret the meaning of the ordinance. The proposed ordinance was amending an existing section of the Municipal Code that already had the title Smoking Pollution Control. If the Council wished to change the title, it could do that. However, because it was the title, it would require a change to the Table of Contents, the Index, and other references to that Chapter in the Municipal Code which could be problematic and probably not necessary.

Mayor Lavagnino suggested the Council approve the ordinance as presented and direct staff to look at changing the title in the future after researching it.

Councilmember Zacarías suggested it be the first item for next year's technical amendments.

Consent Calendar Items A through K were approved, with direction to staff as mentioned, on motion by Councilmember Orach, seconded by Councilmember Patino, and carried on the following vote:

AYES: Councilmembers Orach, Patino, Trujillo, Zacarías, and Mayor Lavagnino
NOES: None
ABSENT: None
ABSTAIN: None

A. ORDINANCES
The reading in full of all ordinances and resolutions was waived. Ordinances on the Consent Calendar were adopted by the same vote cast at the first reading unless City Council indicated otherwise.

B. MINUTES
The Minutes of the Special City Council Goal Setting Workshop of January 29, 2008, and the Regular City Council Meeting of February 5, 2008, were approved as submitted.

C. ORDINANCE NO. 2008-02
Council conducted the second reading of Ordinance No. 2008-02 increasing the City Council's salaries by $130 per month and adopted the ordinance.

Ordinance No. 2008-02 adopted. AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SANTA MARIA, CALIFORNIA, AMENDING TITLE 2, CHAPTER 2-2 OF THE SANTA MARIA MUNICIPAL CODE.

D. WARRANTS
Warrant Nos. 139873 to 140193 in the amount of $1,427,330.03 were ordered ratified subject to having been certified as being in conformity with the budget and having been approved for payment by the Director of Administrative Services. Warrant No. 135123 was cancelled.

E. PAYROLL
Payment of payroll was ordered ratified subject to having been certified by the proper Department Heads, as shown on records on file in the Department of Administrative Services and having been approved for payment by the Director of Administrative Services.

F. REALLOCATION OF CDBG FUNDS
Resolution No. 2008-19 was adopted approving the reallocation of $2,955 in Community Development Block Grant (CDBG) Funds to the Boys and Girls Club of Santa Maria Valley and the Camp Fire USA Central Coast Council.

Resolution No. 2008-19 adopted. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SANTA MARIA, CALIFORNIA, APPROVING THE REALLOCATION OF $2,955 IN COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) FUNDS TO THE BOYS AND GIRLS CLUB OF SANTA MARIA VALLEY IN THE AMOUNT OF $1,478 AND THE CAMP FIRE USA CENTRAL COAST COUNCIL IN THE AMOUNT OF $1,477 FOR FISCAL YEAR 2007-08 PUBLIC SERVICE PROGRAMS AND AUTHORIZING THE CITY MANAGER TO EXECUTE THE NECESSARY CONTRACT DOCUMENTS ON BEHALF OF THE CITY OF SANTA MARIA.

G. ORDINANCE NO. 2008-01
Council conducted the second reading of Ordinance No. 2008-01 making technical amendments to the Municipal Code by title only and adopted the ordinance.
Ordinance No. 2008-01 adopted. AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SANTA MARIA, CALIFORNIA, AMENDING VARIOUS SECTIONS OF THE SANTA MARIA MUNICIPAL CODE RELATING TO PERSONNEL, BUSINESS LICENSE IN GENERAL, BUSINESS LICENSE EXEMPTION FOR VETERANS, MASSAGE, DOG CONTROL, PROPERTY NUISANCE, SMOKING POLLUTION CONTROL, SPEED LIMITS, CATERING VEHICLES, BICYCLES IN SKATEBOARD PARKS, AND LANDMARKS.

H. RELOCATION OF HELIPAD
Resolution No. 2008-20 was adopted approving the relocation of the existing helipad at Marian Medical Center Hospital and delegating authority for future approvals of helipads to the Planning Commission.

Resolution No. 2008-20 adopted. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SANTA MARIA, CALIFORNIA, APPROVING THE RELOCATION OF THE EXISTING HELIPAD AT MARIAN MEDICAL CENTER HOSPITAL AND DELEGATING AUTHORITY FOR FUTURE APPROVALS OF HELIPADS TO THE PLANNING COMMISSION OF THE CITY OF SANTA MARIA PURSUANT TO PUBLIC UTILITIES CODE SECTION 21661.5(b).

I. LICENSE AGREEMENT
Resolution No. 2008-21 was adopted approving an amendment to the License Agreement for drilling and monitoring installation of groundwater monitoring wells with Edward and Robert DeBernardi.

Resolution No. 2008-21 adopted. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SANTA MARIA, CALIFORNIA, AUTHORIZING THE DIRECTOR OF UTILITIES, OR HIS DESIGNEE, TO ENTER INTO AN AMENDMENT TO THE LICENSE AGREEMENT FOR DRILLING AND MONITORING INSTALLATION OF GROUNDWATER MONITORING WELLS BETWEEN EDWARD AND ROBERT DEBERNARDI AND THE CITY OF SANTA MARIA.

J. AGREEMENT FOR VACATION OF EASEMENT
Resolution No. 2008-22 was adopted approving an amendment to the agreement for vacation of a portion of a public service easement commonly known as Well 2AS.

Resolution No. 2008-22 adopted. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SANTA MARIA, CALIFORNIA, APPROVING AMENDMENT NO. 1 TO AGREEMENT – TERMS AND CONDITIONS OF VACATION OF PORTION OF PUBLIC SERVICE EASEMENT.

K. CONSTRUCTION MANAGEMENT AGREEMENT
Resolution No. 2008-23 was adopted approving an agreement with Boyle Engineering Corporation to provide construction management services for the Wastewater Treatment Plant Expansion Project.

Resolution No. 2008-23 adopted. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SANTA MARIA, CALIFORNIA, AUTHORIZING THE DIRECTOR OF UTILITIES TO ENTER INTO AN AGREEMENT WITH BOYLE ENGINEERING CORPORATION FOR CONSTRUCTION MANAGEMENT SERVICES FOR THE WASTEWATER TREATMENT PLANT EXPANSION PROJECT.

PRESENTATION OF MID-YEAR REPORT
Robert Hatch, President/CEO of the Santa Maria Valley Chamber of Commerce, introduced members of the Board of Directors who were present and Gina Keough, Visitor and Convention Bureau Manager, who gave the Mid-Year Report. During the second half of 2007, transient occupancy tax continued to increase totaling $1,093,533.78 which did not include December's figures as they were not available at the time the report was prepared. During the second half of the fiscal year, the Bureau expanded its promotion of the local wine country by creating a full-color booklet highlighting area wineries, fine restaurants, tasting rooms, wine and food shopping outlets and wine country resources. Additionally, every year the Bureau produced a brochure offering special deals and discounts to the visitors coming during the off-season (November-April). The Bureau had the opportunity to work with the Santa Barbara Conference and Visitors Bureau and Film Commission on a full-color feature of Santa Barbara County in Hemisphere, the in-flight magazine featured on United Airlines flights. The California Federation of Farm Bureau spotlighted the Santa Maria Style Barbecue in *California Country Magazine*. A new destination guide for 2008 was published by Journal Communications called *Images of Santa Maria*. The Bureau

attended the Rural Tourism Conference sponsored by the California Travel Industry Association. Ads were placed in *The Two-Lane Gourmet*, *California Country Magazine*, *The Washington Post*, *Ag Alert*, *Santa Barbara Magazine*, *The SLO Tribune*, and *Democrat & Chronicle*. Eleven special events were helped with Special Projects Grant funding for upcoming events.

Council thanked Ms. Keough and the staff of the Chamber of Commerce for their hard work and the detailed report and received and filed the report.

Councilmember Zacarias left the meeting at 7:30 p.m. due to illness.

ENOS RANCHOS PROJECT

Director of Community Development Lindsey gave the staff report. The request was to certify the Final EIR, approve a General Plan Amendment, Zone Change, Specific Plan Amendment, and initiate annexation into the City of Santa Maria. The proposal was for the development of up to 866,000 square feet of general commercial uses on 65.9 acres, up to 344 residential units on 37.6 acres, 8.5 acres of open space, and 8.2 acres of arterial right-of-way on a 121.2 acre parcel located west of U.S. Highway 101 between Betteravia Road and Battles Road. The Entrada Este Specific Plan was adopted in 1994, prior to City annexation of any of the 480-acres addressed in the plan. Land use designations were adopted in 1992; however, the current 121-acre Enos Ranchos project was never prezoned and remained undeveloped because agricultural preserve contracts limited urban development through the end of 2009. The site is within the City's sphere of influence. The Entrada Este Specific Plan was adopted with three planning areas: A-1, A-2, and A-3. The Enos Ranchos project occupies Area A-2. On January 16, 2008, the Planning Commission adopted five resolutions on a 5-0 vote recommending certification of the Final EIR, approval of amendments to the General Plan, approval of amendments to the Entrada Este Specific Plan, approval of rezoning and prezoning, and finally annexation of the project site.

Council was being asked to take several actions related to this proposed project. The first action would be certifying the Environmental Impact Report, making CEQA findings, adopting a statement of overriding considerations, and adopting a mitigation monitoring plan. Secondly, Council would need to amend the General Plan Land Use Element and Circulation Element. Amendments to the Land Use Element include changing the land use designation of 121.2 acres from 25 acres of CC (Community Commercial), 13.2 acres CF (Community Facilities), 25 acres LDR (Low Density Residential–5 DU/Acre), 9 acres LMDR (Low- Medium Density Residential–8 DU/Acre), 24 acres MDR (Medium Density Residential–12 DU/Acre), 12 acres HDR (High Density Residential–22 DU/Acre), and 13 acres ROS (Recreational Open Space) to 65.9 acres CC (Community Commercial), 16.9 acres LDR (Low Density Residential), 21.7 acres MDR (Medium Density Residential), and 8.5 acres ROS (Recreational Open Space) (remaining 8.2 acres will be roads). The Circulation Element amendment would remove the extension of Inger Drive between Daniel Drive and College Drive.

Third, amendments to the Entrada Este Specific Plan are necessary including the removal of the 121.2 acre project site from the Entrada Este Specific Plan and adoption of the Enos Ranchos (Area A-2) Specific Plan.

Additionally, the proposal involved rezoning the 7.8 acre site currently located in the City from PD/RSL-1 (Planned Development/Single-Family Small Lot Residential) and PD/OS (Planned Development/Open Space) to 6.0 acres PD/C-2 (Planned Development/General Commercial) and 1.8 acres OS (Open Space), and prezoning the 113.4 acres currently located in the County and zoned AG-I-40 to 65.9 acres PD/C-2 (Planned Development/General Commercial), 16.9 acres PD/R-1 6,000 (Planned Development/Single-Family Residential-6000 square foot minimum lot size), 21.7 acres PD/R-2 (Planned Development/Medium Density Residential), and 8.5 acres OS (Open Space) (remaining 8.2 acres would be roads).

Finally, the project required the initiation of annexation proceedings with the Santa Barbara Local Agency Formation Commission (LAFCO) for the 113-acre unincorporated portion of the Enos Ranchos Specific Plan project and the 20.6 acres estimated to be

within the Bradley Road and U.S. Highway 101 right-of-ways, which were adjacent to the project area.

Chief Deputy City Clerk Perez read a letter from Peter Koetting, Westar Associates, in support of the proposed Enos Rancheros General Plan Amendment and Zone Change.

Brian Schwartz, Urban Planning Concepts, presented an overview of the proposed project including existing land and proposed land uses, design criteria, and the actions necessary to approve the project. He indicated they were in agreement with all the conditions of approval.

Mayor Lavagnino asked if the existing Bradley Road would be abandoned once the new Bradley Road was constructed.

Mr. Schwartz explained that it would be abandoned back to the property owners and would probably be used as a service road to access the back of the commercial buildings.

Councilmember Orach asked about the small parcel of land that was cut off by Bradley Road.

Mr. Schwartz indicated it would be dedicated back to the property owner.

Mayor Lavagnino opened the public hearing.

Peter Koetting, Westar Associates, spoke in support of the project. He said it was the right thing for the property, was properly planned, and was a natural progression to the City of Santa Maria.

Joan Leon, Santa Maria Community Coalition, expressed concerns about the lack of affordable housing in the project. She referenced the staff report. She said the Coalition was supportive of the downtown area and would like to see it developed. She talked about car dealerships moving to the property which would create higher paying jobs while retail would not. The original plan had 246 units of High Density Residential, but that was being removed. The High Density Residential should be retained in the project to provide affordable housing.

Mike Bouquet, representing several car dealerships in Santa Maria, spoke in support of the project. It would be an ideal location for automotive dealerships. There were a number of automotive companies that were not represented in this area, and the project would make Santa Maria a good location for them to relocate to.

Leo Santos stated his property backed up to the project. He expressed concern about what would be built in that area because it would be next to his backyard, and he wanted to keep it private.

Jay Sumrow stated he and his wife retired to Santa Maria nine years ago. His concern was that anything built on that property would block all the sunlight to his property in the morning. Car dealerships were open seven days a week, all hours of the day and night, with bright lights and PA systems that were very loud. He asked that the Council consider their residential area.

Hearing no further requests to speak, Mayor Lavagnino closed the public hearing.

Mayor Lavagnino asked what uses would be permitted under the Community Commercial zoning.

Director Lindsey explained there were a wide variety of retail uses allowed including big box stores, department stores, car dealerships, service stations, carwashes, boat sales, RV dealerships, etc. He said it was important to remember that no development applications had been submitted for the site, and it would be a while before any would be. There would be a planned development application at some time in the future which

would include specific plans for the project. There would be a public hearing with notification going to all the property owners within 300 feet. That would be the time to look at those issues.

Resolution No. 2008-24 was adopted certifying the Final Environmental Impact Report (FEIR) for E-2002-060, making CEQA findings, adopting a statement of overriding considerations, and approving a mitigation monitoring program for the Enos Ranchos (Entrada Este Area A-2) Specific Plan Project, on motion by Councilmember Orach, seconded by Councilmember Trujillo and carried on the following vote:

AYES: Councilmembers Orach, Patino, Trujillo, and Mayor Lavagnino
NOES: None
ABSENT: Councilmember Zacarías
ABSTAIN: None

Resolution No. 2008-24 adopted. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SANTA MARIA, CALIFORNIA, CERTIFYING THE ENOS RANCHOS (ENTRADA ESTE) SPECIFIC PLAN FINAL ENVIRONMENTAL IMPACT REPORT (E-2002-060, SCH#2007011082), MAKING CEQA FINDINGS, ADOPTING A STATEMENT OF OVERRIDING CONSIDERATIONS AND ADOPTING A MITIGATION MONITORING PROGRAM FOR THE ENOS RANCHOS (AREA A-2) SPECIFIC PLAN PROJECT, FILE NOS. GPZ-2002-009, SPZ-2002-007, AN-100.

Resolution No. 2008-25 was adopted amending the General Plan (Land Use) of 121.2 acres from 25 acres of CC (Community Commercial), 13.2 acres CF (Community Facilities), 25 acres LDR (Low Density Residential–5 DU/Acre), 9 acres LMDR (Low-Medium Density Residential–8 DU/Acre), 24 acres MDR (Medium Density Residential – 12 DU/Acre), 12 acres HDR (High Density Residential–22 DU/Acre), and 13 acres ROS (Recreational Open Space) to 65.9 acres CC (Community Commercial), 16.9 acres LDR (Low Density Residential), 21.7 acres MDR (Medium Density Residential), and 8.5 acres ROS (Recreational Open Space) (remaining 8.2 acres would be roads); and amending the Circulation Element of the General Plan (Figure C-2, Circulation Plan (2010)) to remove the extension of Inger Drive between Daniel Drive and College Drive on motion by Councilmember Orach, seconded by Councilmember Patino, and carried on the following vote:

AYES: Councilmembers Orach, Patino, Trujillo, and Mayor Lavagnino
NOES: None
ABSENT: Councilmember Zacarías
ABSTAIN: None

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SANTA MARIA, CALIFORNIA, APPROVING GENERAL PLAN AMENDMENTS (LAND USE AND CIRCULATION) FOR THE ENOS-RANCHOS (AREA A-2) SPECIFIC PLAN PROJECT ON APPROXIMATELY 121.2 ACRES OF PROPERTY LOCATED BETWEEN BETTERAVIA ROAD, BRADLEY ROAD, AND BATTLES ROAD, ASSESSOR PARCEL NUMBERS 128-078-004, 128-078-005, 128-078-010 AND 128-078-013, FILE NO. GPZ-2002-009.

Ordinance No. 2008-03 amending the Entrada Este Specific Plan by noting the removal of 121.2 acres currently with land uses designated for 25 acres CC (Community Commercial), 13.2 acres CF (Community Facilities), 25 acres LDR (Low Density Residential-5 DU/Acre), 9 acres LMDR (Low-Medium Density Residential-8 DU/Acre), 24 acres MDR (Medium Density Residential-12 DU/Acre), 12 acres HDR (High Density Residential-22 DU/Acre), and 13 acres ROS (Recreational Open Space); and simultaneously adopting the Enos Ranchos (Area A-2) Specific Plan, was introduced by title only for first reading and continued to the next meeting for second reading and adoption on motion by Councilmember Orach, seconded by Councilmember Patino, and carried on the following vote:

AYES: Councilmembers Orach, Patino, Trujillo, and Mayor Lavagnino
NOES: None
ABSENT: Councilmember Zacarías
ABSTAIN: None

Ordinance No. 2008-03 introduced. AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SANTA MARIA, CALIFORNIA, AMENDING SPECIFIED SECTIONS OF THE ENTRADA ESTE SPECIFIC PLAN AND ADOPTING THE ENOS-RANCHOS (AREA A-2) SPECIFIC PLAN, FOR PROPERTY LOCATED BETWEEN U.S. HIGHWAY 101, BATTLES ROAD AND BETTERAVIA ROAD, EAST OF COLLEGE DRIVE AND SOUTH OF INGER DRIVE (EXTENDED TO COLLEGE DRIVE), ASSESSOR PARCEL NUMBERS 128-078-004, 128-078-005, 128-078-010 AND 128-078-013, 121.2 (+/-) ACRES.

Ordinance No. 2008-04 rezoning the 7.8 acre site currently located in the City from PD/RSL-1 (Planned Development/Single-Family Small Lot Residential) and PD/OS (Planned Development/Open Space) to 6.0 acres PD/C-2 (Planned Development/General Commercial) and 1.8 acres OS (Open Space), and prezoning the 113.4 acres currently located in the County and zoned AG-I-40 to 65.9 acres PD/C-2 (Planned Development/General Commercial), 16.9 acres PD/R-1 6,000 (Planned Development/Single-Family Residential - 6000 square foot minimum lot size), 21.7 acres PD/R-2 (Planned Development/Medium Density Residential), and 8.5 acres OS (Open Space) (remaining 8.2 acres would be roads) was introduced by title only for first reading and continued to the next meeting for second reading and adoption on motion by Councilmember Orach, seconded by Councilmember Trujillo, and carried on the following vote:

AYES: Councilmembers Orach, Patino, Trujillo, and Mayor Lavagnino
NOES: None
ABSENT: Councilmember Zacarías
ABSTAIN: None

Ordinance No. 2008-04 introduced. AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF SANTA MARIA, CALIFORNIA, REZONING 7.83 ACRES LOCATED NORTH OF BETTERAVIA ROAD, SOUTH OF INGER DRIVE (EXTENDED), WEST OF COLLEGE DRIVE – AND PREZONING 113.4 ACRES OF PROPERTY LOCATED BETWEEN BETTERAVIA ROAD AND BATTLES ROAD AND COLLEGE DRIVE FOR ENOS-RANCHOS, LLC, ENOS RANCHOS (AREA A2) SPECIFIC PLAN PROJECT, GPZ-2002-009, AND AN-100, ASSESSOR PARCEL NUMBERS 128-078-004, 128-078-005, 128-078-010 AND 128-078-013 (121.2 ACRES).

Resolution No. 2008-26 was adopted initiating annexation proceedings with the Santa Barbara Local Agency Formation Commission (LAFCO) for the unincorporated portion of the Enos Ranchos (Area A-2) Specific Plan project (AN-100) on motion by Councilmember Orach, seconded by Councilmember Patino, and carried on the following vote:

AYES: Councilmembers Orach, Patino, Trujillo, and Mayor Lavagnino
NOES: None
ABSENT: Councilmember Zacarías
ABSTAIN: None

Resolution No. 2008-26 adopted. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SANTA MARIA, CALIFORNIA, APPROVING A RESOLUTION OF APPLICATION INITIATING PROCEEDINGS FOR THE ENOS-RANCHOS REORGANIZATION (ANNEXATION 100).

PROPOSITION 1B FUNDING PROPOSAL

Director of Public Works/City Engineer Whitehead gave the staff report. Proposition 1B (Transportation Bond) was approved by the California voters in November 2006. Following the approval, the California legislature approved the budget bill (SB78) and the trailer bill (SB88) which together appropriated a total of $950 million for cities and

counties in FY 2007-08. AB 196 (Prop. 1B: LSR Implementation Clean-Up) specifies that $550 million of these funds go to cities, and $400 million to counties. The total estimated Proposition 1B allocation to Santa Maria was $2,827,576. Santa Maria would receive a maximum of $1,452,945 in Proposition 1B funding from the fiscal year 07-08 LSR appropriation with at least one more appropriation in future fiscal years. AB 196 also codified a "Use It or Lose It" provision that requires the funding to be expended within three fiscal years. This provision meant that all LSR funds must be expended by June 30, 2011. Each city and county must submit to the State Department of Finance a list of projects to be funded with the bond funds before the allocation was made. The bond language provided a very broad eligibility scope for LSR bond proceeds, stating that the funds may be utilized for projects that would assist in reducing local traffic congestion and further deterioration, improving traffic flows, or increasing traffic safety that may include, but not be limited to, street and highway pavement maintenance, rehabilitation, installation, construction and reconstruction of necessary associated facilities such as drainage and traffic control devices, or the maintenance, rehabilitation, installation, construction and reconstruction of facilities that expand ridership on transit systems, safety projects to reduce fatalities, or as a local match to obtain state of federal transportation funds for similar purposes. The proposed project list was the result of analysis and evaluation of the City of Santa Maria transportation infrastructure by Public Works Department staff. Existing infrastructure maintenance and capital project programs were reviewed to identify candidate projects that met the goals and requirements of Proposition 1B implementation guidelines. All of the projects identified met the requirements, and all of the projects could be built within the specified timeframe. In fact, many of the projects could be in construction during 2008.

Mayor Lavagnino stated he thought the list of projects was a good list. However, in the next round of funding, he would like to see a little more emphasis on the northwest section of Santa Maria.

Councilmember Patino stated there were a lot of areas in the west side of town around Buena Vista Park and the older sections of Santa Maria where there was not sufficient lighting. It was very dark and encouraged criminal activity. She asked how much of this money could be used for those types of projects.

Director Whitehead stated in Target Area 3A and 3B there was quite a bit of money proposed for street lighting. He said he had prepared a list of alternatives where lighting could be installed such as in the West Harding area. He explained that some of the older areas of the City had overhead wiring, and the street lights were spaced widely apart making it difficult to expand the number of street lights. What the City had been doing was installing underground conduit and supplying street lighting more frequently throughout the area as funding allowed.

Councilmember Trujillo agreed that more needed to be done on the west side of town. He suggested staff take a look at what funding might be available and directed staff to bring back some recommendations.

Resolution No. 2008-27 was adopted approving the Proposition 1B funding proposal on motion by Councilmember Trujillo, seconded by Councilmember Patino, and carried on the following vote:

AYES: Councilmembers Orach, Patino, Trujillo, and Mayor Lavagnino
NOES: None
ABSENT: Councilmember Zacarias
ABSTAIN: None

Resolution No. 2008-07 adopted. A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SANTA MARIA, CALIFORNIA, APPROVING THE PROPOSITION 1B LOCAL STREETS AND ROADS FUNDING PROPOSAL.

CITY MANAGER'S REPORT

City Manager Ness reported on items for the March 4, 2008, City Council meeting including a call for bids for the Wastewater Treatment Plant Expansion project, an

ordinance related to Cable TV Franchises to comply with new State law, and a report regarding Joan Leon's request for a Campaign Contribution Ordinance. He indicated that today at 5:00 p.m. was the deadline for appealing the Airport Specific Plan EIR, and there were no appeals filed.

Additionally, Police Chief Macagni and Fire Chief Ortiz were at the Allan Hancock College Board of Directors meeting to testify regarding keeping the Public Safety Academies in Santa Maria.

ORAL REPORTS BY COUNCILMEMBERS

Councilmember Trujillo reported on his attendance at the United States Air Force Band of the Golden West concert at the Fairpark on February 14, 2008. He also attended the Chamber of Commerce luncheon on February 19, 2008.

Councilmember Patino reported that last week she attended the Communities Anti-Drug Coalition Conference in Washington, D.C.

Councilmember Orach reported that he attended the 13th Annual Police Recognition Luncheon at the Elks Club. On Saturday, February 16, 2008, he and Councilmember Trujillo attended the Korean American Association of the Central Coast of California changing of the officers celebration.

CLOSED SESSION

Council recessed to Closed Session at 8:25 p.m. for Conference with Legal Counsel regarding existing litigation pursuant to Subsection (a) of Government Code Section 54956.9 to discuss Santa Maria Valley Water Conservation District v. City of Santa Maria, and Liability Claims pursuant to Subdivision (a) of Government Code Section 54956.95: Claimant -- Santa Barbara County Probation Department (City Claim No. 07-70); Agency Claimed Against – City of Santa Maria.

Following the Closed Session, the following report was given:

Conference with Legal Counsel:

Santa Maria Valley Water Conservation District – Report given. No reportable action was taken.

Liability Claim (Santa Barbara County Probation Department) – Direction to staff was given.

ADJOURNMENT

There being no further business to come before the City Council at this time, Mayor Lavagnino declared the meeting adjourned at 9:00 p.m.

APPROVED

March 4, 2008
Date

Chief Deputy City Clerk of the City of Santa Maria and ex officio Clerk of the City Council

ATTEST

Chief Deputy City Clerk

Mayor of the City of Santa Maria